



200909150003
Skagit County Auditor

9/15/2009 Page 1 of 2 9:41AM

When recorded return to:

Reid Meyers, Trustee
12675 Old Wick Road
San Antonio, TX 78230

Recorded at the request of:

File Number: A98043

Statutory Warranty Deed A98043-1
GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Roger L. Kisner and Nancy A. Kisner, Trustees of the Kisner Family Trust, dated February 4, 1992 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, and as part of an IRS 1031 Tax Deferred Exchange, in hand paid, conveys and warrants to SEAS HOLDING, LLC, a Washington limited liability company, the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:

Section 15, Township 34, Range 1; Ptn. Gov. Lot 1 (aka Ptn. Lot 1, Short Plat No. 31-81)

Tax Parcel Number(s): P19451, 340115-0-002-0208, P105214, 340115-0-002-0505

Lot 1 as delineated on Short Plat No. 31-81 as approved on July 31, 1981 and recorded on July 31, 1981 under Auditor's File No. 8107310023, records of Skagit County, Washington; EXCEPT that portion conveyed to Stonegate Enterprises on June 28, 1993 under Auditor's File No. 9306280191.

TOGETHER WITH an easement for ingress, egress and road utility purposes conveyed under Auditor's File Nos. 853815 and 8106240042.

SUBJECT TO the Easements, Restrictions and other Exceptions set forth on Exhibit "A" attached hereto.

Dated 8/28/2009

Kisner Family Trust

By: Roger L. Kisner, Trustee

By: Nancy A. Kisner, Trustee

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2811
SEP 15 2009

STATE OF Washington }
COUNTY OF Skagit } SS:

Amount Paid \$ 18,695.00
Skagit Co. Treasurer
By Deputy

I certify that I know or have satisfactory evidence that Roger L. Kisner and Nancy A. Kisner are the person(s) who appeared before me, and said person(s) acknowledge that they signed this instrument, on oath stated they are authorized to execute the instrument and acknowledge that as the Trustees of Kisner Family Trust to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 9-9-09

Notary Public in and for the State of Washington
Residing at Anacortes
My appointment expires: 10-8-09

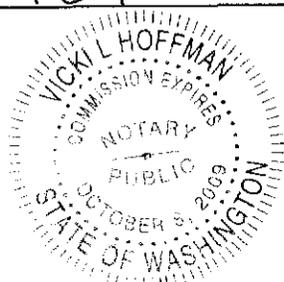


EXHIBIT A

EXCEPTIONS:

A. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Biz Point Water Association, a Washington corporation
Dated: October 20, 1978
Recorded: October 31, 1978
Auditor's No.: 890458
Purpose: Ingress, egress, road and utility purposes
Area Affected: Access easement

B. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Welmer Joint Venture
Dated: September 20, 1978
Recorded: October 31, 1978
Auditor's No.: 890457
Purpose: Ingress, egress, road and utility purposes
Area Affected: Access easement

Said Instrument is a re-recording of instrument recorded under Auditor's File No. 887847.

C. EASEMENT AND PROVISIONS THEREIN:

Grantee: Puget Sound Power & Light Company
Dated: February 25, 1982
Recorded: March 2, 1982
Auditor's No.: 8203020047
Purpose: Right to construct, operate, maintain, repair, replace and enlarge one or more electric transmission and/or distribution lines over and/or under the right of way;
Affects: Portion of subject property

D. Covenants, conditions and restrictions contained in instrument recorded February 24, 1986 under Auditor's File No. 8602240068, records of Skagit County, Washington, executed by Keith A. Thompson and Monique Y. Thompson, husband and wife and Roger L. Kisner and Nancy Kisner, husband and wife.

E. RELINQUISHMENT OF EASEMENT:

Recorded: August 30, 1993
Auditor's No.: 9308300036
By: Roger L. and Nancy A. Kisner

F. LETTER OF RECORD:

Recorded: July 18, 1995
Auditor's No.: 9507180028
Regarding: Fence encroachment

G. Unrecorded Survey by Leonard, Boudinot and Skodje, Inc., under Job No. 92187 as disclosed by application of title insurance.



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